

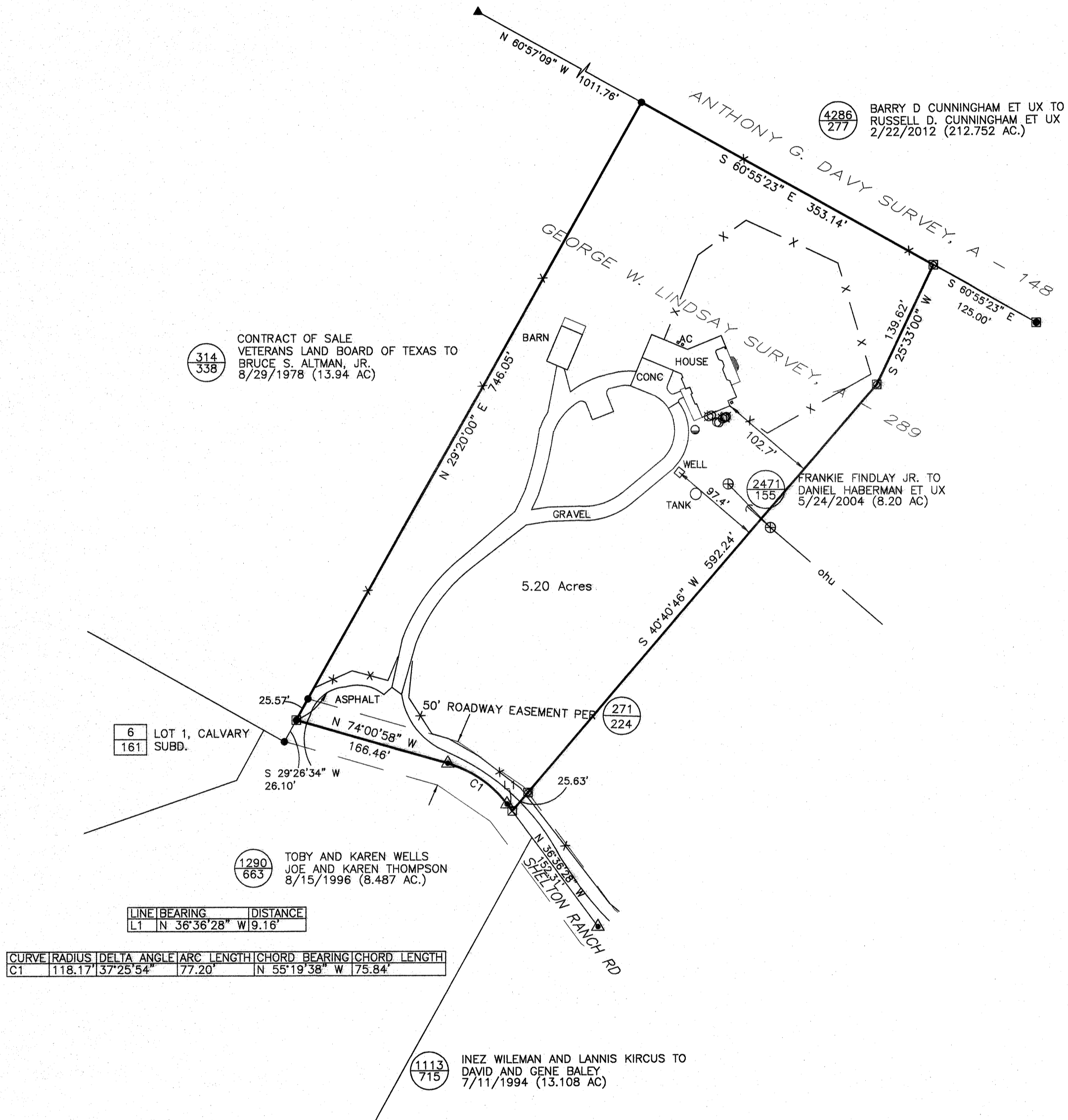
**SURVEYORS NOTES**

1. FENCES MEANDER.
2. BEARINGS, DISTANCES AND AREAS IN PARENTHESES ARE FROM RECORD INFORMATION.
3. ACCORDING TO SCALING FROM CURRENT F.E.M.A. FLOOD INSURANCE RATE MAP NO. 48209C0101F AND 48209C0105F, DATED 9/2/2005, THIS TRACT LIES WITHIN ZONE X, (AREAS DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOODPLAIN).
4. THIS SURVEY WAS DONE IN CONJUNCTION WITH TITLE COMMITMENT G.F. NO. 2249366-DRP, DATED 9/29/2022 PROVIDED BY OLD REPUBLIC NATIONAL TITLE COMPANY. THIS SURVEYOR DID NOT RESEARCH THE DEED RECORDS FOR PREVIOUS CONFLICTS IN TITLE OR EASEMENT, THEREFORE, CERTAIN EASEMENTS MAY HAVE BEEN GRANTED WHICH ARE NOT REFLECTED HEREON.
5. ORIGINAL SURVEY LINES SHOWN HEREON ARE APPROXIMATE ONLY AND WERE NOT LOCATED ON THE GROUND. THIS SURVEYOR DID NOT DETERMINE THE EXISTENCE OF ANY VACANCY, EXCESS, OR SHORTAGE OF AREA IN ANY OF THE ORIGINAL GRANTS SHOWN HEREON.
6. THE BEARING BASIS FOR THIS SURVEY PLAT WAS DETERMINED FROM GPS OBSERVATIONS AND REFERS TO GRID NORTH OF THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD 83, SOUTH CENTRAL ZONE.

**LEGEND**

- HAYS COUNTY DEED, REAL PROPERTY OR OFFICIAL PUBLIC RECORDS
- HAYS COUNTY PLAT RECORDS
- 1/2" IRON ROD FOUND OR DIAMETER NOTED
- IRON ROD FOUND WITH PLASTIC CAP
- 4" PIPE CORNER POST FOUND
- 60D NAIL FOUND UNLESS NOTED OTHERWISE
- WIRE FENCE
- UTILITY LINE, POLE AND GUY
- HAYS COUNTY INSTRUMENT NUMBER
- CONCRETE NAIL FOUND WITH ALUMINUM WASHER STAMPED "BYRN SURVEY"
- IRON ROD FOUND WITH PLASTIC CAP STAMPED "BYRN SURVEY"

ORIGINAL SCALE  
1" = 100'

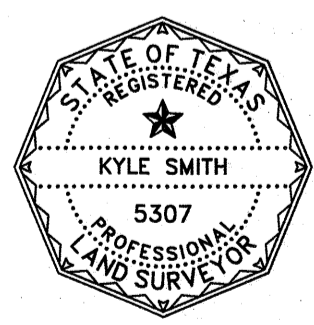


LINE BEARING	DISTANCE
L1 N 36°36'28" W	9.16'

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	118.17'	37°25'54"	77.20'	N 55°19'38" W	75.84'

TO DANIEL HABERMAN, EXCLUSIVELY, AND FOR USE WITH THIS TRANSACTION ONLY:

I HEREBY STATE TO THE BEST OF MY SKILL AND KNOWLEDGE: THAT THIS PLAT IS TRUE AND CORRECT ACCORDING TO AN ACTUAL SURVEY MADE ON THE GROUND ON 3/5/2024, THAT ALL PROPERTY CORNERS ARE MONUMENTED AS SHOWN HEREON.



REGISTERED PROFESSIONAL LAND SURVEYOR  
KYLE SMITH, R.P.L.S. NO. 5307

**BYRN & ASSOCIATES, INC.**

**SURVEYING**

P.O. BOX 1433 SAN MARCOS, TEXAS 78667  
PHONE 512-396-2270 FAX 512-392-2945  
FIRM NO. 10070500

CLIENT: HABERMAN, DANIEL  
DATE: 3/5/2024  
OFFICE: BANKS  
CREW: C. SMITH, BANKS  
FB/PG: 800/28  
PLAT NO. 28120-24-2-c

PLAT OF 5.20 ACRES IN THE G.W. LINDSAY SURVEY, NO. 289, HAYS COUNTY, TEXAS